

1345.4 - SA Stats, Apr 2010

Previous ISSUE Released at 11:30 AM (CANBERRA TIME) 27/04/2010

Summary

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Feature Articles

NEW this month - Engineering Construction in South Australia.

Driven by public sector projects, the value of engineering construction has exceeded the value of building construction in SA for the first time since this measure was introduced more than 20 years ago.



Demography

Includes: **Estimated resident population, Components of population change**
Outer Adelaide SD records South Australia's largest population growth.



Labour Force

Includes: **Contents, Employed persons, Unemployment, Participation rate**
Trend unemployment rate for males in SA remains lower than females.



Incomes

Includes: **Average weekly earnings**

In the year ended November 2009 average weekly full time earnings in South Australia grew by 2.9% compared to 5.6% nationally.



State Accounts

Includes: **State accounts, Household final consumption expenditure (HFCE)**

Household final consumption expenditure in SA increases slightly in the December quarter 2009.



Consumption

Includes: **Retail trade, New motor vehicle sales**

Expenditure on Clothing, footwear and personal accessories up 20% in the year to February 2010.



Investment

Includes: **Private new capital expenditure, Mineral and petroleum exploration expenditure**

Exploration expenditure on Copper and Uranium accounts for two thirds of all exploration expenditure in South Australia in the December quarter 2009.



Construction

Includes: **Building approvals, Construction work done**

South Australian engineering construction continues to rise.



Price Indexes

Includes: **Contents, Consumer price index, Wage price index, House price index**

South Australian wage price index increases 0.6% in the December quarter 2009.



Housing Finance

Includes: **Housing finance commitments**

Average home loan value in South Australia falls 4.7% in February 2010.



International Merchandise Trade

Includes: **Exports and Imports**

South Australian exports up 26% in February 2010.



Water

Includes: **Rainfall, Reservoir levels**

South Australia less reliant on the River Murray.

In this issue

NOTES

FORTHCOMING ISSUES

ISSUE	Release Date
May 2010	25 May 2010
June 2010	29 June 2010
July 2010	27 July 2010
August 2010	31 August 2010
September 2010	28 September 2010
October 2010	26 October 2010

WHAT'S NEW THIS MONTH

Topics which have been updated with new data in this month's issue of **SA Stats** include: Construction; Consumption; Demography; Housing Finance; International Merchandise Trade; Labour Force; and Water.

This month's **SA Stats** includes a feature article that focuses on Engineering Construction in South Australia. For the first time since this measure was introduced more than 20 years ago, the value of engineering construction work in this state is greater than the value of building construction work. The article considers the underlying features of the recent surge in engineering construction activity in South Australia and compares private and public sector activity. Labour force data for the construction industry is also assessed.

INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or James Inglis on Adelaide (08) 8237 7405, or email sa.statistics@abs.gov.au.

Feature Articles



FEATURE ARTICLES

2010

Apr 2010	Engineering Construction in South Australia
Mar 2010	Burial and cremation trends in South Australia
Feb 2010	The new Australian Statistical Geography Standard
Jan 2010	Houses in South Australia: The cost of building a dream

2009

Dec 2009	International Students in South Australia
Nov 2009	Perceptions of Crime and Safety in South Australia

Oct 2009	Who's Not in the Labour Force?
Sep 2009	One parent families with dependent children in South Australia
Aug 2009	Heating and Cooling
Jul 2009	What are South Australians Studying?
Jun 2009	Water Efficiency in South Australia's Vineyards
May 2009	Journey to Work in the City of Adelaide
Apr 2009	Housing Finance - First Home Buyers and Other Borrowers
Feb 2009	Recent Increases in South Australia's Fertility
Jan 2009	South Australian Household Final Consumption Expenditure
2008	
Dec 2008	Energy Consumption in South Australia
Nov 2008	Adelaide's Population Turnover
Oct 2008	Contributors to Adelaide's Price Rises
Sep 2008	<u>Adelaide's Suburbs of Advantage and Disadvantage</u>
Aug 2008	South Australia's Agriculture Industry
July 2008	<u>New Dwelling Approvals in South Australia</u>
May 2008	<u>Literacy of South Australians</u>
April 2008	<u>South Australia's Migrant Population</u> <u>South Australia's Ageing Population and the Labour Force</u>
Feb 2008	<u>South Australia's Mining Industry</u> <u>Water Supply in South Australia</u>
Jan 2008	<u>Labour Force Underutilisation and the Underemployed in South Australia</u> <u>Water Use in Agriculture - A South Australian Perspective</u>
2007	
Nov 2007	<u>Sports Attendance in South Australia</u> <u>Recorded Crime - Victims, South Australia, 2006</u>
Oct 2007	<u>Attendance at Cultural Venues and Events by South Australians</u>
Aug 2007	<u>Children's Participation in Cultural and Leisure Activities - South Australia, 2006</u>
Jul 2007	<u>South Australia's big picture: Census highlights the changes in South Australian society</u> <u>Participation in Sports and Physical Recreation Activities - South Australia</u>
May 2007	<u>Health of South Australians - Body Mass</u> <u>Household Use of the Internet in South Australia</u>
Apr 2007	<u>Employment in the Retail Trade Industry in South Australia</u> <u>River Murray - South Australia</u>
Mar 2007	<u>Household Waste Management in South Australia</u>
Feb 2007	<u>Births - South Australia</u>
Jan 2007	<u>Gross Domestic Product and Gross State Product</u>
2006	
Dec 2006	<u>Rainfall in South Australia, South Australian Reservoirs, Water Consumption</u>
Nov 2006	<u>Health of South Australians - Health related actions</u>
Oct 2006	<u>National Regional Profile - New Release, New Features</u>
Sep 2006	<u>Fuel Production and Consumption, Greenhouse Gas Emissions, Land Use Change and Forestry</u>
Aug 2006	<u>Health of South Australians - Health Risk Behaviours</u> <u>The South Australian Grape Industry</u>
Jul 2006	<u>Use of IT By Australian Businesses</u> <u>Household use of the Internet in South Australia</u>
May 2006	<u>Health of South Australians - Health Status</u>
Apr 2006	<u>International Trade in Services</u> <u>International Students in South Australia</u>
Feb 2006	<u>Labour Force and Other Characteristics of Migrants in South Australia</u>
Jan 2006	<u>Survey of work in selected Culture & Leisure Activities</u>
2005	

Nov 2005	<u>Household Income in South Australia</u> <u>Household Expenditure in South Australia</u>
Oct 2005	<u>SA Business and Innovation</u> <u>Recent History of Population change in South Australia, 1993-94 to 2003-04</u>
Aug 2005	<u>Average Weekly Earnings</u> <u>Transition from School</u>

Demography



DEMOGRAPHY

ESTIMATED RESIDENT POPULATION

The estimated resident population (ERP) for South Australia was 1,629,500 at 30 September 2009, an increase of about 20,900 persons (1.3%) since 30 September 2008. Nationally, the ERP was 22,065,700 at 30 September 2009, an increase of about 451,900 persons (2.1%) since 30 September 2008.

ESTIMATED RESIDENT POPULATION, Preliminary data

	Population at end September quarter 2009 '000	Change over previous year '000	Change over previous year %
New South Wales	7 165.4	117.0	1.7
Victoria	5 473.3	117.9	2.2
Queensland	4 450.4	115.2	2.7
South Australia	1 629.5	20.9	1.3
Western Australia	2 259.5	64.3	2.9
Tasmania	504.4	5.0	1.0
Northern Territory	227.0	5.1	2.3
Australian Capital Territory	353.6	6.5	1.9
Australia(a)	22 065.7	451.9	2.1

(a) Includes Other Territories comprising Jervis Bay Territory, Christmas Island and the Cocos (Keeling) Islands.
Source: Australian Demographic Statistics (cat. no. 3101.0).

In 2008-09, the South Australian Statistical Division (SD) with the largest percentage increase in ERP was Outer Adelaide (1.9%) followed by Yorke and Lower North (1.4%).

Estimated Resident Population(a), By Statistical Division - South Australia

	2008		2009	
	Population at 30 June '000	Change over previous year %	Population at 30 June '000	Change over previous year %
Adelaide	1 172.6	1.2	1 187.5	1.3
Outer Adelaide	134.1	2.0	136.6	1.9
Yorke and Lower North	46.4	1.1	47.1	1.4
Murray Lands	70.2	0.5	70.4	0.4

South East	65.4	0.8	66.0	0.8
Eyre	35.2	0.6	35.6	1.0
Northern	80.1	0.7	80.5	0.5
South Australia	1 604.0	1.1	1 623.6	1.2

(a) Estimates for 2008 are revised to align with new 2008 state and territory totals and estimates for 2009 are preliminary.

Source: Regional Population Growth, Australia 2008-09 (cat. no. 3218.0)

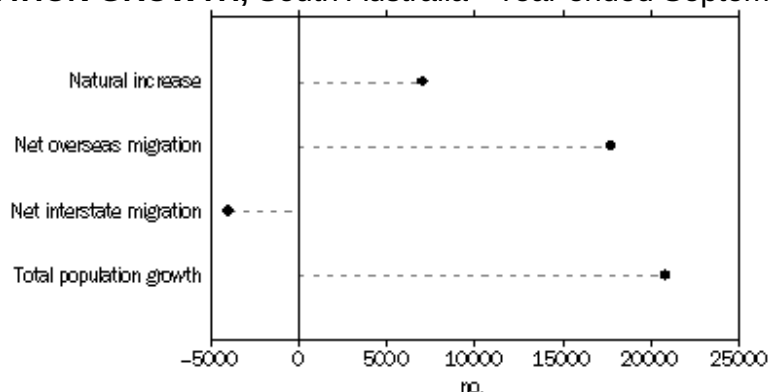
[Map of South Australia's Statistical Divisions](#) (PDF 3.083MB)

COMPONENTS OF POPULATION CHANGE

For the year ended 30 September 2009, South Australia recorded a natural increase (i.e. the net of births and deaths) of 7,076 persons. Net overseas migration provided a gain of 17,732 persons in the same period while net interstate migration realised a loss of 3,952 persons.

For the year ended 30 September 2009, Australia recorded a natural increase in population of 154,507 persons; net overseas migration resulted in a gain of 297,369 people.

POPULATION GROWTH, South Australia - Year ended September 2009



Source: Australian Demographic Statistics (cat. no. 3101.0)

Labour Force



LABOUR FORCE

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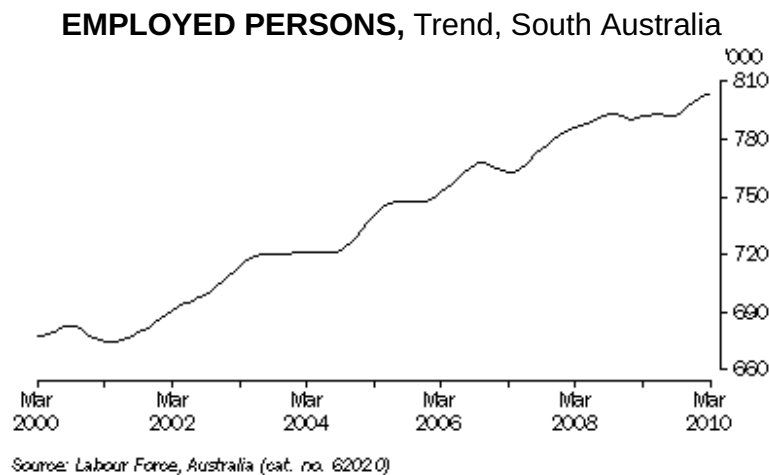
[Employed persons](#)

[Unemployment](#)

[Participation rate](#)

EMPLOYED PERSONS

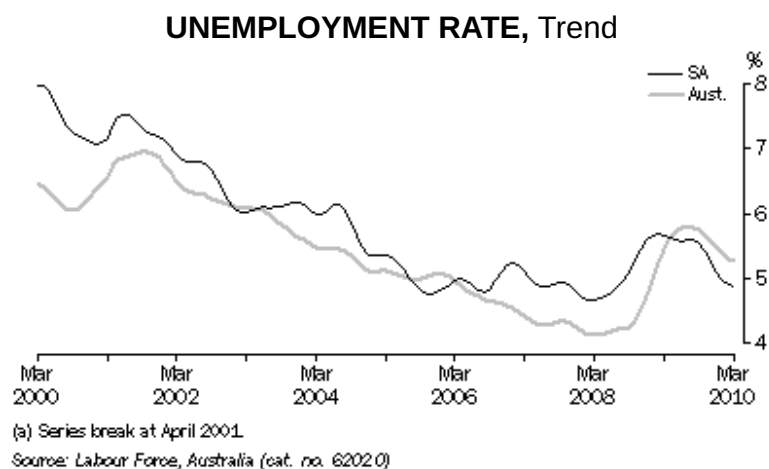
In trend terms, the total number of persons employed in South Australia in March 2010 was 1.5% (803,800) higher than the estimate for March 2009 (791,900) with most of the increase occurring in the last seven months. The total number of persons employed in Australia in March 2010 was 10,991,900, an increase of 2.0% on the number employed in March 2009 (10,781,300).



The number of males employed full-time in South Australia in March 2010 was 355,700 (in trend terms); a 0.2% increase from the previous month (354,900). Looking at the composition of all male employees, those working full-time accounted for 81.3% of the male workforce, down from 84.1% in March 2009. The number of females employed full-time increased slightly to be 183,400 in March 2010. Despite increasing for the last five months, the estimate remains 1.1% below the peak recorded in May 2009 (185,400). At that time full-time female employees accounted for 49.8% of the female workforce. In March 2010, this proportion was 50.1%.

UNEMPLOYMENT

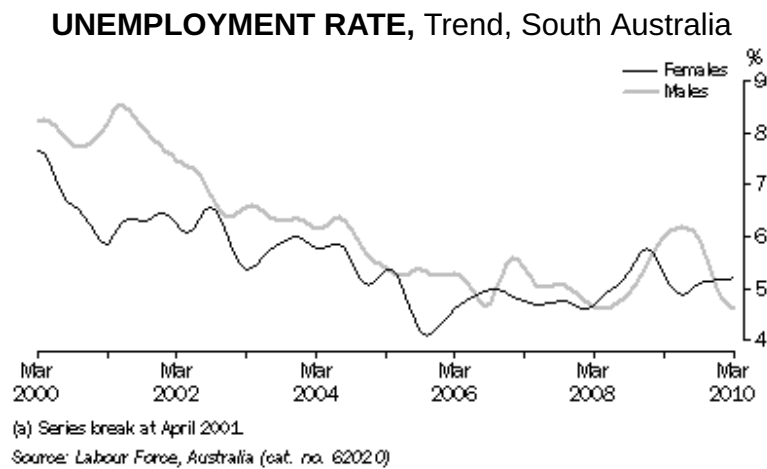
The trend estimate unemployment rate for South Australia has been declining since September 2009 and in March 2010 was 4.9%; the lowest level since July 2008. Australian unemployment remained steady at 5.3% in March 2010. South Australia's unemployment rate has been lower than the national rate since May 2009.



Having peaked at 6.2% in the middle of 2009, the trend unemployment rate for males in South Australia has fallen by 1.6 percentage points to be 4.6% in March 2010. This equals the previous lows of 4.6% recorded in April, May and June 2008 and, for the fourth month running,

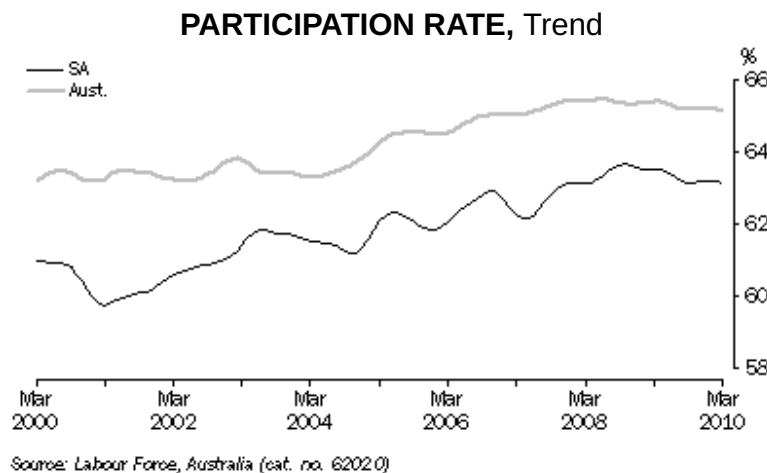
sees the unemployment estimate for South Australian males lower than that for females. After a period of relative stability, the trend unemployment rate for South Australian females has risen slightly to be 5.2% in March 2010.

Nationally the trend unemployment rates for males and females in March 2010 were 5.3% and 5.2% respectively.



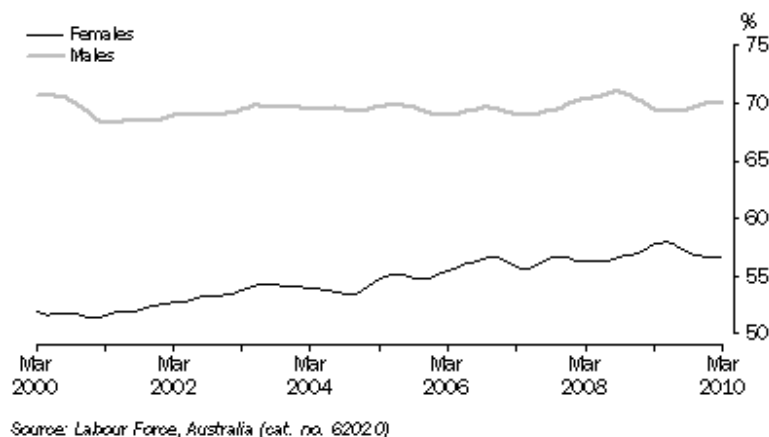
PARTICIPATION RATE

The trend estimate of the participation rate for South Australia has shown little movement over the last eight months and was 63.2% in March 2010. Australia's trend participation rate has also remained relatively flat over the same period and was 65.2% in March 2010.



In South Australia, the participation rate for males fell marginally to 70.0% in March 2010. The Australian participation rate for males has remained relatively stable at (72.2%) over the last six months. From a peak of 57.9% in April and May 2009, the participation rate for South Australian females fell to be 56.6% at the beginning of 2010, and remains steady at this level in March 2010. The Australian female participation rate fell slightly to be 58.3% in March 2010.

PARTICIPATION RATE, Trend, South Australia



Incomes



INCOMES

AVERAGE WEEKLY EARNINGS

The trend estimate of average weekly (ordinary time) earnings for full-time adult persons in South Australia increased by 2.8% to \$1,123.20 in the 12 months to November 2009. Nationally, the trend estimate of average weekly (ordinary time) earnings increased 5.6% (up to \$1,223.30).

In the 12 months to November 2009, average weekly full-time earnings in South Australia for males increased by 3.8% to \$1,191.50. Nationally, male average weekly full-time earnings increased 6.1% to \$1,307.60. Female average weekly full-time earnings in South Australia peaked at \$1,014.7 in the February quarter of 2009. Since that time female average weekly earnings have been falling and were \$1,001.60 in November 2009; 0.2% lower than the corresponding quarter of the previous year. By contrast, in the 12 months to November 2009, average weekly full-time earnings nationally increased 4.6% to \$1,078.80.

FULL-TIME ORDINARY EARNINGS, South Australia: Trend



For information on the wage price index, please refer to the '[Price Indexes](#)' topic.

State Accounts



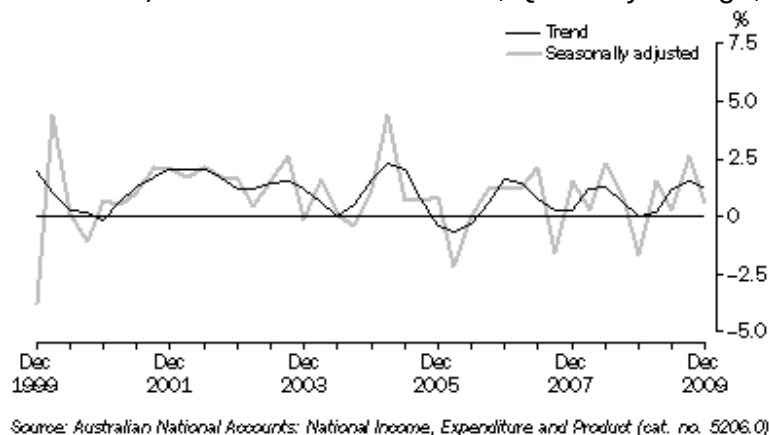
STATE ACCOUNTS

STATE ACCOUNTS

South Australia's December quarter 2009 State Final Demand in chain volume (trend) terms was \$20,857m; an increase of 1.2% from the September quarter 2009 and 4.1% over the corresponding quarter of the previous year. Australia's Domestic Final Demand grew 1.4% to \$316,876m over this period.

The only state or territory to record a decrease for the quarter was the Northern Territory (down 0.4%).

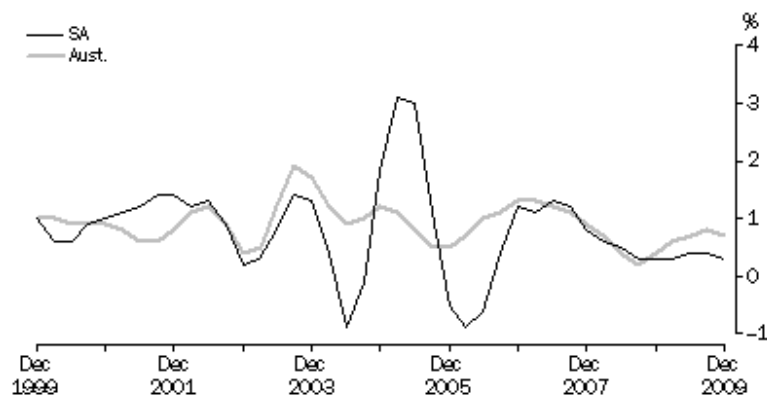
STATE FINAL DEMAND, Chain volume measures, Quarterly change, South Australia



HOUSEHOLD FINAL CONSUMPTION EXPENDITURE (HFCE)

In chain volume (trend) terms, South Australia's December quarter 2009 HFCE was \$11,863m; an increase of 0.3% over the result recorded in the September quarter and representing 6.9% of the national total (\$171,004m). The value of HFCE Australia increased by 0.7% between the September and December quarters 2009.

HFCE, Chain volume measures, Trend, Quarterly change

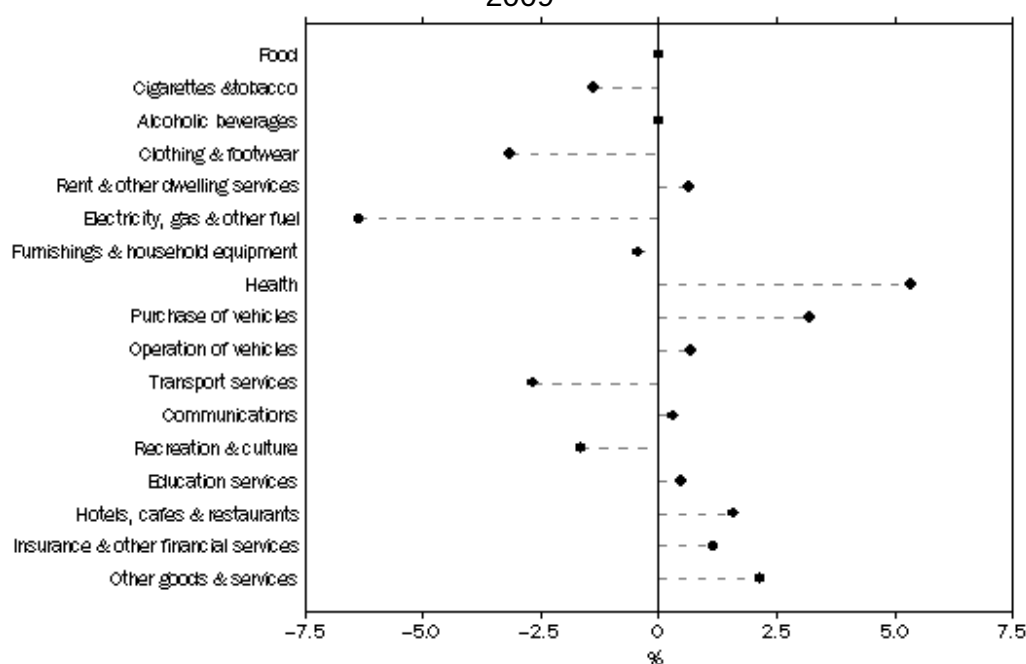


Source: Australian National Accounts: National Income, Expenditure and Product (cat. no. 5206.0)

The main contributors to growth in HFCE in South Australia for the December quarter 2009 were Health (up 5.4% from the September quarter 2009) and Purchase of vehicles (up 3.2%). Expenditure decreased on Electricity, gas and other fuel (down 6.4%), Clothing and footwear (down 3.1%) and Transport services (down 2.7%).

At the national level, expenditure increases were reported for almost all categories. The largest increases were for Purchase of vehicles (up 2.9% from the September quarter 2009), Health (up 1.5%), Insurance and other financial services (up 1.2%) and Hotels, cafes and restaurants (up 1.1%). The largest decrease in expenditure was for Transport services (down 1.3%) with smaller decreases recorded for Clothing and footwear (down 0.4%), Cigarettes and tobacco (down 0.3%) and Alcoholic beverages (down 0.2%).

HFCE, Chain volume measures, Trend, Quarterly change, South Australia - December Quarter 2009



Source: Australian National Accounts: National Income, Expenditure and Product (cat. no. 5206.0)

Consumption

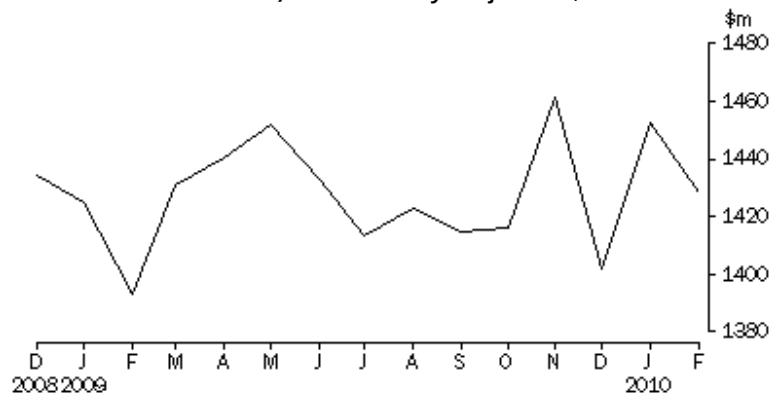


CONSUMPTION

RETAIL TRADE

In keeping with the pattern of this series, the increase of 3.6% in South Australian retail sales in January 2010 has been followed by a fall of 1.7% in February. The February retail sales estimate of \$1,427.8m was 2.3% below the high of \$1,460.9m recorded in November 2009, but 2.5% above the sales reached in February 2009 (\$1,393.4m). Nationally, retail turnover fell 1.4% to \$19,827.6m in February 2010. South Australia's contribution to total retail turnover in Australia remained steady at 7.2%.

RETAIL TURNOVER, Seasonally adjusted, South Australia

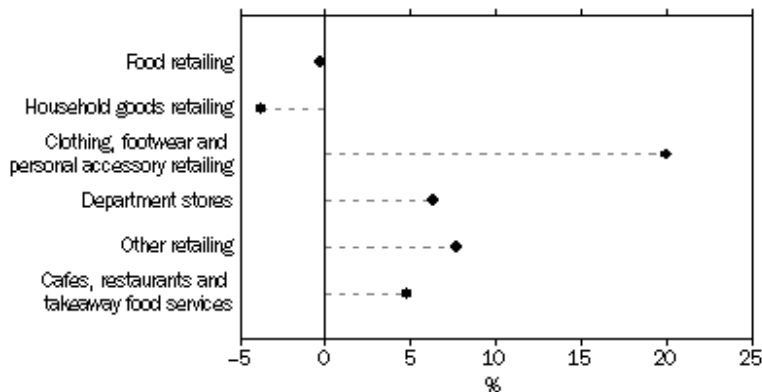


Source: Retail Trade, Australia (cat. no. 8501.0)

Comparing February 2010 with February 2009, the South Australian industry groups with the largest percentage increases in retail turnover (in seasonally adjusted terms) were Clothing, footwear and personal accessory retailing, up 20.0% to \$101.2m, and Other retailing, up 7.7% to \$215.9m.

Household goods retailing and Food retailing were the only South Australian industry groups to record lower turnover over this period, falling 3.8% and 0.3% respectively.

RETAIL TURNOVER, Seasonally adjusted, Change from February 2009 to February 2010 South Australia

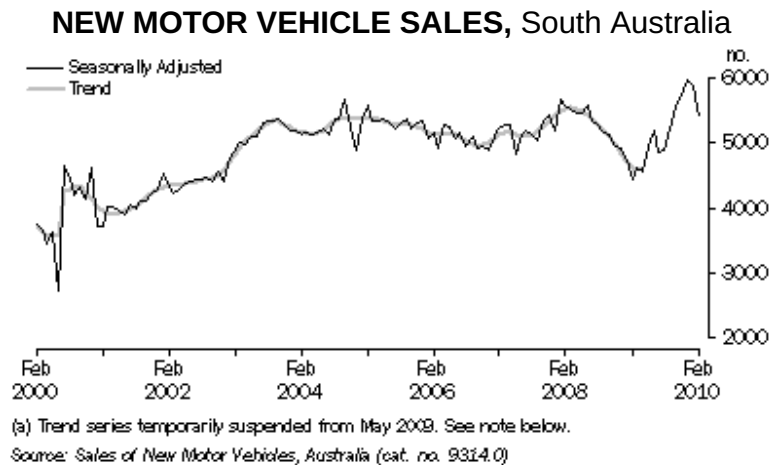


Source: Retail Trade, Australia (cat. no. 8501.0)

NEW MOTOR VEHICLE SALES

In February 2010, 3,180 new passenger vehicles and 5,410 new vehicles in total (in seasonally adjusted terms) were sold in South Australia.

In Australia, 48,832 new passenger vehicles and 85,035 new vehicles in total (in seasonally adjusted terms) were sold in February 2010.



Note: Suspension of Trend Estimates

Following the Federal Government Budget in May 2009, the eligibility period for the Small Business and General Business Tax Break was extended to December 2009. The rebate level was also increased for small businesses, allowing eligible businesses to claim an increased tax deduction on the purchase of new motor vehicles.

The trend series attempts to measure the underlying behaviour in new motor vehicle sales. In the short term, this measurement may be significantly affected by unusual influences in the original and seasonally adjusted data, like those observed in May and June 2009. If the trend estimates in the publication were to be calculated without fully accounting for this irregular event, they would be likely to provide a misleading view of the underlying trend in new motor vehicle sales activity.

The new motor vehicle sales trend series has therefore been suspended from May 2009. The trend series will be reintroduced when more certainty emerges in the underlying behaviour of new car sales.

Investment



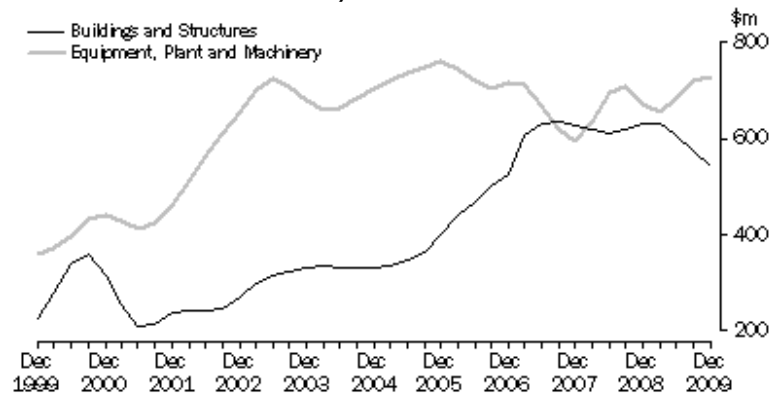
INVESTMENT

PRIVATE NEW CAPITAL EXPENDITURE

Between the September and December quarters of 2009, the South Australian chain volume (trend) estimate of private new capital expenditure fell by 2.2% to \$1,267m. Expenditure on Equipment, plant and machinery rose slightly to \$727m (0.8%), while expenditure on Buildings and structures fell \$34m (5.9%) to \$542m.

Over the same period, private new capital expenditure for Australia rose \$149m (0.5%) to \$27,223m. Expenditure on Equipment, plant and machinery rose 4.5%, whilst expenditure on Buildings and structures fell 3.4%.

PRIVATE NEW CAPITAL EXPENDITURE, South Australia - Chain volume measures: Trend



Source: Private New Capital Expenditure and Expected Expenditure, Australia (cat. no. 5625.0)

Note: Use of new classification

The frame information and sample design for the Survey of Private New Capital Expenditure have been improved by incorporation of the 2006 Australian and New Zealand Standard Industrial Classification (ANZSIC), (cat. no. 1292.0), replacing the 1993 ANZSIC, the inclusion of non-employed businesses which contribute significantly to economic activity and integration of updated size variable information for each business on the frame.

These changes have resulted in statistical impacts on our previously published historic data series. This publication and other Survey of Private New Capital Expenditure outputs released on or after November 26, 2009, feature revised historic series which align past published estimates to the estimates including statistical changes introduced from this quarter. An information paper (cat. no. 5625.0.55.001) describing these changes in more detail is available at www.abs.gov.au.

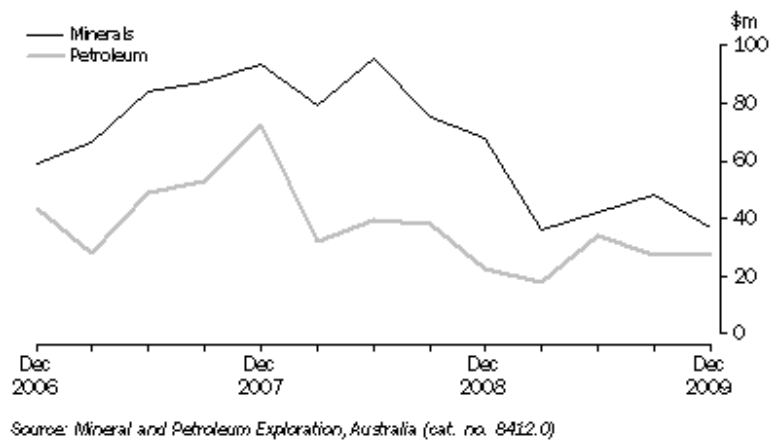
MINERAL AND PETROLEUM EXPLORATION EXPENDITURE

The value of South Australian mineral exploration expenditure (in original terms) was \$37.0m in the December quarter 2009; a decrease of 23.3% over the previous quarter and 61.1% below the peak recorded in the June quarter 2008 (\$95.2m). Australian expenditure on mineral exploration was \$578.8m in the December quarter 2009; an increase of 3.8% from the September quarter estimate (\$557.4m).

Exploration expenditure on Copper (\$13.4m) and Uranium (\$11.1m) accounted for approximately two thirds (66.2%) of all South Australian mineral exploration expenditure in the December quarter 2009. A further \$5.7m was spent on exploration for Gold.

Expenditure on petroleum exploration in South Australia in the December quarter 2009 was \$28.1m, up 3.7% from the previous quarter. Nationally, expenditure on petroleum exploration also increased (3.7%) rising from \$797.7m to \$827.0m over the same period.

MINERAL AND PETROLEUM EXPLORATION EXPENDITURE, Original, South Australia



Construction



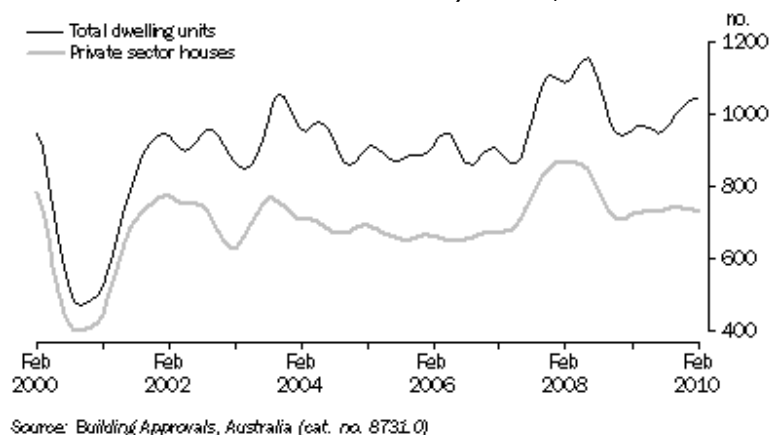
CONSTRUCTION

BUILDING APPROVALS

For the seventh consecutive month the number of dwelling units approved in South Australia (in trend terms) has increased, with 1,046 approvals recorded in February 2010. Nationally, the total number of dwelling units approved (in trend terms) rose slightly to 14,677 (0.6%), continuing the upward movement that began in February 2009.

The trend estimate for the number of private sector houses approved in South Australia in February 2010 fell slightly to 731. Private sector house approvals as a proportion of total dwelling units have fallen from 77.1% in July 2009 to 69.9% in February 2010.

DWELLING UNITS APPROVED, Trend, South Australia



In the year to February 2010, the total number of dwelling units approved in South Australia fell 7.8% over the previous year. Decreases occurred across all statistical divisions (SDs) with the Northern Statistical Division recording the largest fall (24.0%), followed closely by the South East (23.9%) and Yorke and Lower North (23.2%) SDs.

DWELLING UNITS APPROVED, by Statistical Division, Original, South Australia

	Year ended February 2009		Year ended February 2010	
	Dwelling units no.	Change over previous year %	Dwelling units no.	Change over previous year %
Adelaide	8 738	3.8	8 428	-3.5
Outer Adelaide	1 723	11.6	1 483	-13.9
Yorke and Lower North	583	2.1	448	-23.2
Murray Lands	495	15.7	445	-10.1
South East	532	41.1	405	-23.9
Eyre	294	1.0	271	-7.8
Northern	463	-3.1	352	-24.0
South Australia	12 828	5.9	11 832	-7.8

Source: Building Approvals, Australia - data available on request

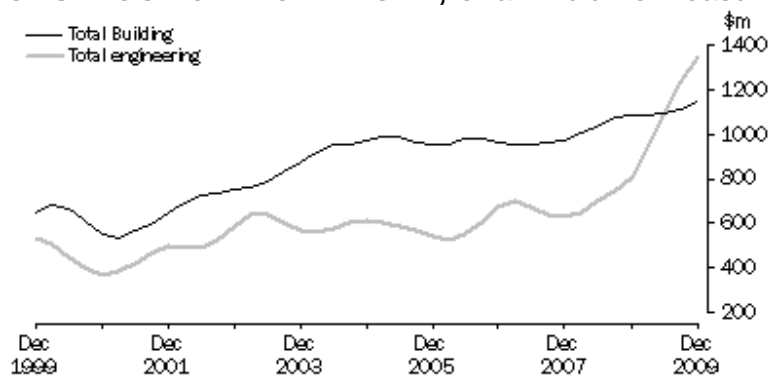
[Map of South Australia's Statistical Divisions](#) (PDF 3.083MB)

CONSTRUCTION WORK DONE

In the December quarter 2009, the total value of building work done (in trend terms) in South Australia rose to \$1,149.8m, an increase of 2.8% over the September quarter.

The trend estimate for the value of engineering work done has more than doubled (114.2%) between the December quarters of 2007 and 2009 (\$628.7m to \$1,346.9m). For the last two quarters, the value of engineering work done has exceeded the value of building work done. This upsurge in engineering construction is the focus of the feature article presented in this month's issue of SA Stats. For a full copy of the article see Engineering Construction in South Australia.

VALUE OF CONSTRUCTION WORK DONE, Chain Volume Measures - SA: Trend



Source: Building Activity, Australia (cat. no. 8752.0)
Engineering Construction Activity, Australia (cat. no. 8762.0)

Price Indexes



PRICE INDEXES

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[Consumer price index](#)

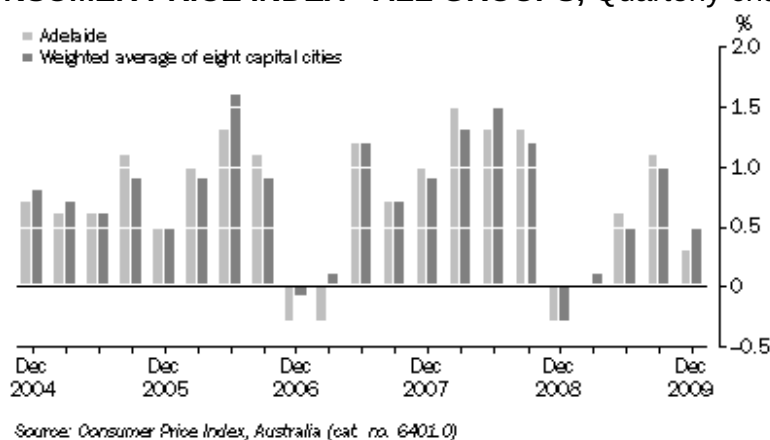
[Wage price index](#)

[House price index](#)

CONSUMER PRICE INDEX

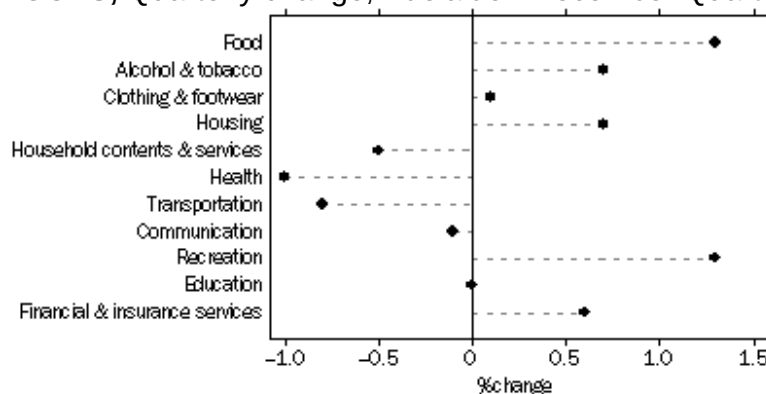
The all groups consumer price index (CPI) for Adelaide rose 0.3% during the December quarter 2009, while the weighted average of the eight capital cities increased by 0.5% in the same period. Adelaide's CPI increased by 2.0% in the year ending December quarter 2009, compared with a 2.1% rise in the weighted average of the eight capital cities.

CONSUMER PRICE INDEX - ALL GROUPS, Quarterly change



Adelaide's largest percentage increases in prices from the previous quarter were in the areas of Food (1.3%) and Recreation (1.3%). The largest decreases in prices from the previous quarter were for Health (1.0%) and Transportation (0.8%).

CPI GROUPS, Quarterly change, Adelaide - December Quarter 2009

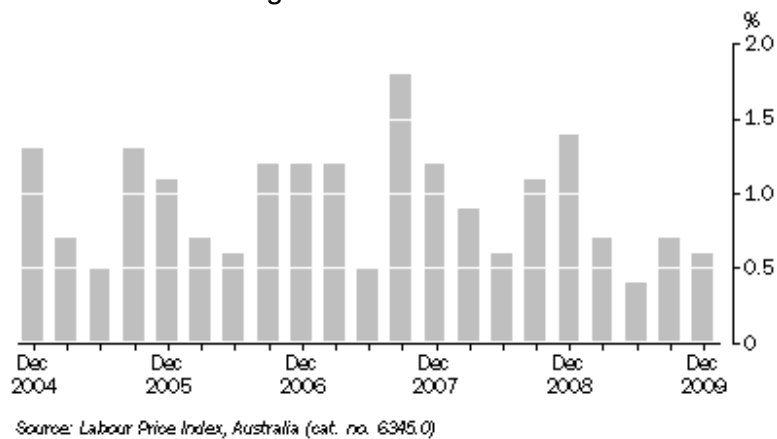


WAGE PRICE INDEX

The wage price index for all employee jobs in South Australia increased by 0.6% (in original terms) between the September and December quarters 2009. This was less than the national

increase of 0.7% over the same period.

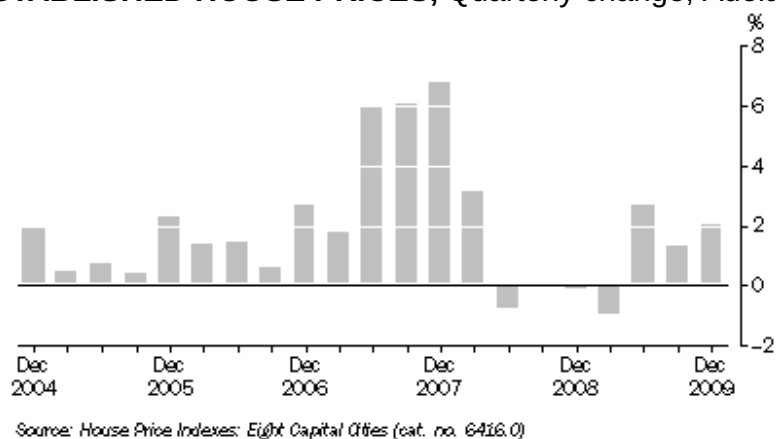
WAGE PRICE INDEX QUARTERLY CHANGES, Total hourly rates of pay excluding bonuses - Original : South Australia



HOUSE PRICE INDEX

Preliminary estimates show that, for the third consecutive quarter, the price index for established houses for Adelaide (in original terms) has increased with the December quarter 2009 2.1% higher than the previous quarter. Price rises were also recorded in all other capital cities between the September and December quarters 2009 resulting in an increase in the price index for the weighted average of the eight capital cities of 5.2% over this period. Adelaide (2.1%) and Canberra (3.6%) were the capitals with the smallest increases whilst Melbourne (6.8%) recorded the largest increase.

ESTABLISHED HOUSE PRICES, Quarterly change, Adelaide



Over the year to the December quarter 2009, preliminary estimates show the price index for established houses for Adelaide rose 5.1%, while the weighted average of the eight capital cities increased 13.6%. Melbourne (19.7%) and Darwin (13.6%) recorded the largest increases whilst Adelaide's increase of 5.1% was the lowest of all the capital cities.

Housing Finance

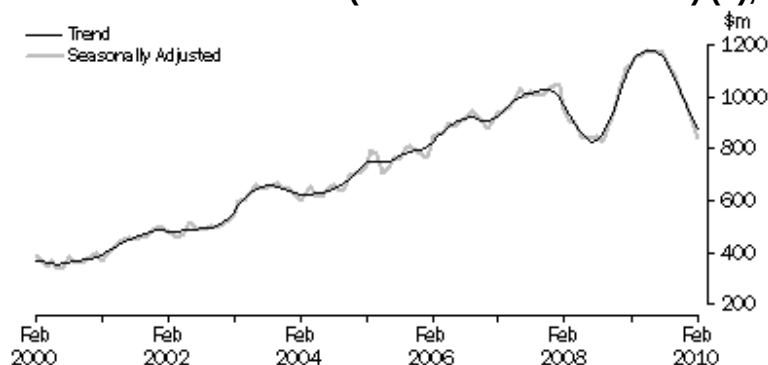


HOUSING FINANCE

HOUSING FINANCE COMMITMENTS

The trend estimate of the total value of housing finance commitments (owner occupation) in South Australia in February 2010 was \$876m, a decrease of 4.7% from January 2010 (\$920m) and the ninth consecutive decrease since the peak of \$1,181m recorded in May 2009. As a result of these decreases, the series has fallen to a level similar to September 2008. Nationally, the value of housing finance commitments for owner occupation was \$14,516m in February 2010, 15.2% lower than the peak recorded in June 2009 (\$17,114m).

HOUSING FINANCE COMMITMENTS (OWNER OCCUPATION) (a), South Australia



(a) Excludes alterations and additions. Includes refinancing.
Source: Housing Finance, Australia (cat. no. 5809.0)

In February 2010, the average home loan size for owner occupied dwellings in South Australia was \$214,200, a fall of 4.2% from the previous month, and 21.9% lower than the average home loan size for Australia (\$274,400).

In February 2010, the average loan commitment for first home buyers in South Australia fell to \$231,600; a decrease of 4.6% over the January estimate, but 9.6% higher than the average loan size for non-first home buyers (\$211,400). The average loan commitment of first home buyers is now 13.7% below the peak of March 2009 (\$268,300).

HOUSING FINANCE COMMITMENTS (OWNER OCCUPATION) (a), Average loan size, Original, South Australia



(a) Excludes alterations and additions. Includes refinancing.
Source: Housing Finance, Australia (cat. no. 5809.0)

For information on the house price index, please refer to the '[Price Indexes](#)' topic.

International Merchandise Trade



INTERNATIONAL MERCHANDISE TRADE

EXPORTS AND IMPORTS

On a recorded trade basis, the value of South Australia's exports in February 2010 was \$595m; an increase of 25.7% over January 2010 (\$473m) but 23.6% lower than the value recorded in February 2009 (\$779m).

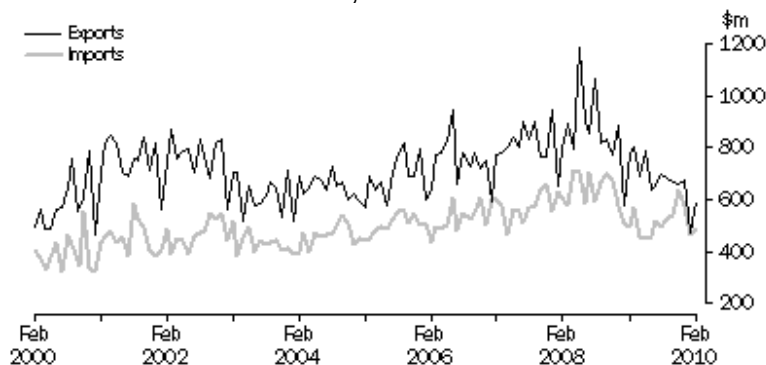
Wine remains South Australia's dominant export commodity increasing in value by approximately \$28m (38.9%) between January and February 2010 and accounting for 16.9% of all exports. Meat and meat preparations (8.8%) and iron ore (7.3%) were the next largest contributors.

The value of Australian merchandise exports for February 2010 was \$14,516m; 21.5% lower than the corresponding month of the previous year (\$18,503m).

The value of South Australian merchandise imports rose to \$490m in February 2010. This estimate represents an increase of 4.8% over January 2010 (\$467m) but is 1.9% lower than the value recorded in February 2009 (\$499m).

The value of Australian merchandise imports for February 2010 was \$15,293m; a slight decrease of 0.6% from the previous month and 7.5% lower than the value recorded in February of the previous year (\$16,528m).

VALUE OF INTERNATIONAL MERCHANDISE EXPORTS AND IMPORTS (a), on a recorded trade basis, South Australia



(a) Exports where the final stage of production or manufacture occurs in South Australia.

Source: International Trade in Goods and Services, Australia (cat. no. 5368.0)

Water



WATER

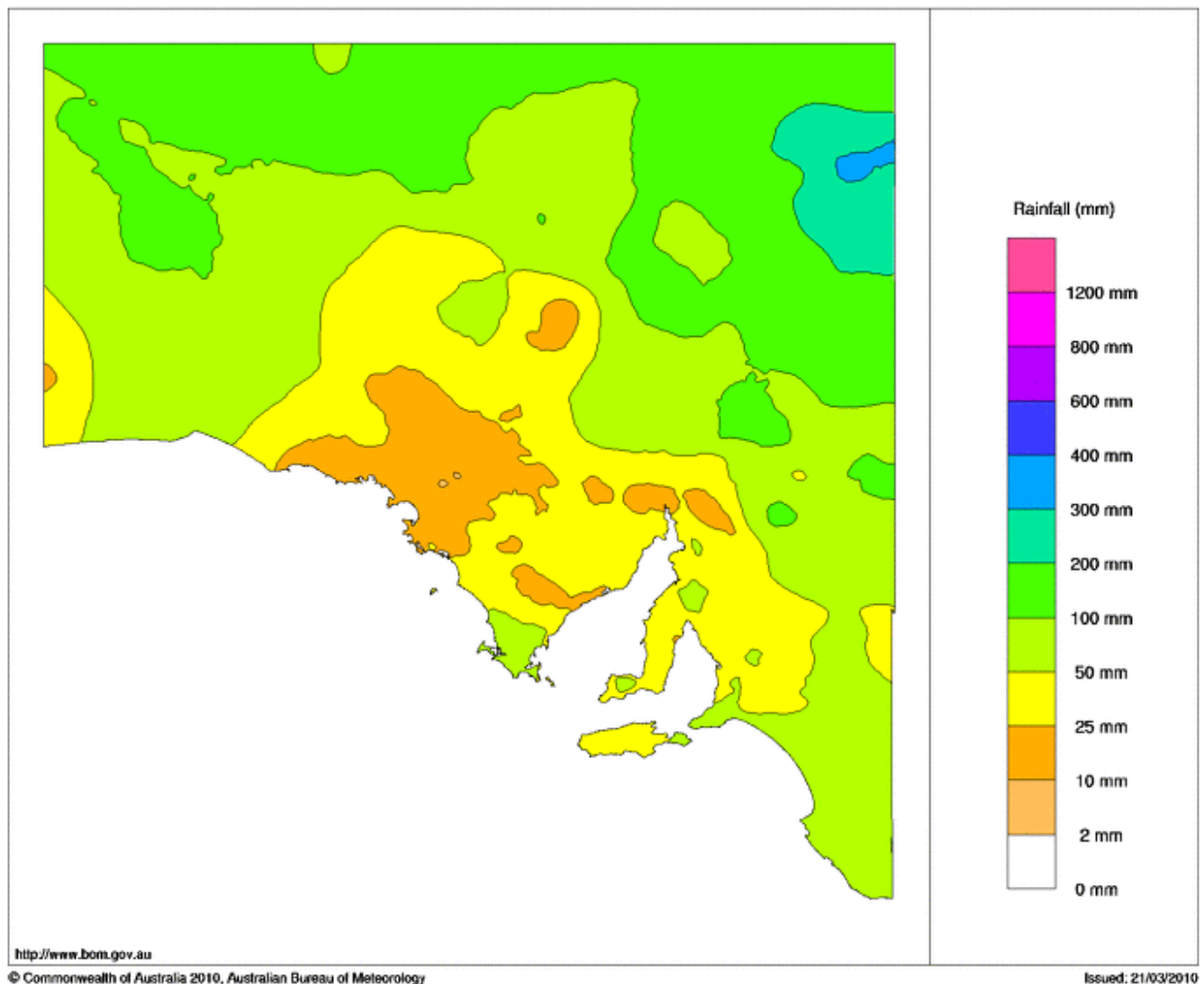
RAINFALL

According to the Bureau of Meteorology's Seasonal Climate Summary for South Australia, Summer 2009-10 delivered temperatures well above average with variable rainfall across districts.

Summer rainfall totals across most of South Australia were generally near average, with the exception of the north east which had above average rainfall totals. Pastoral districts produced above average rainfall in December and particularly through February which resulted in a wetter than average summer season.

Agricultural districts further south remained near average, while the northern Eyre Peninsula and the Mount Lofty and Southern Flinders ranges had below average summer rainfall as a whole.

Rainfall totals in the pastoral areas were extremely variable ranging from 20mm to 100mm, with higher localised totals at some locations of over 150mm. Moomba Airport recorded South Australia's highest summer rainfall of 270.4mm, most of this occurring during February. This season represented Moomba's third wettest summer since records began in 1972.

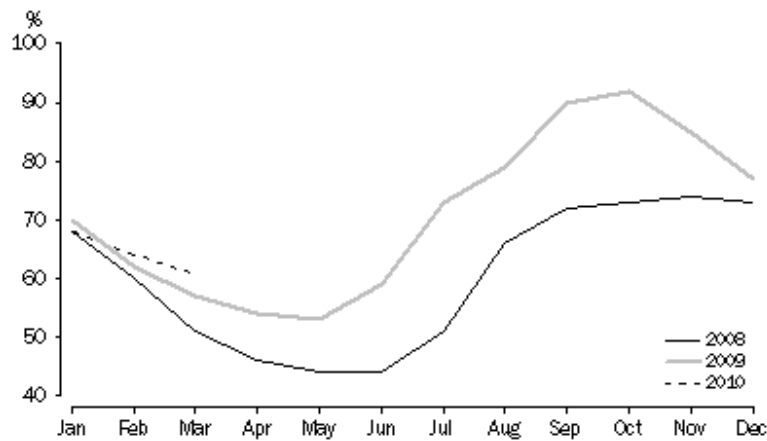


Source: 3-monthly rainfall anomalies for South Australia, Australian Bureau of Meteorology

RESERVOIR LEVELS

The total water storage in Adelaide's reservoirs at the end of March 2010 was 61% of capacity. This level is considerably higher than the 10 year average of around 51% for the same time of the year. With three months of the financial year remaining, SA Water estimates South Australia's reliance on water from the River Murray is already 84% lower than the previous financial year. Just 16 billion litres of river water have been used to top up reservoir levels compared with more than 103 billion in 2008-09.

TOTAL RESERVOIR STORAGE, As a percentage of capacity, Adelaide



Source: SA Water daily reservoir levels

About this Release

SA Stats provides an overview of the South Australian population and economy. The publication is updated on a monthly basis, with most releases also featuring an article that provides a South Australian focus on economic, social and environmental issues.

Explanatory Notes are not included in SA Stats in the form found in other Australian Bureau of Statistics (ABS) publications. Readers are directed to the Explanatory Notes contained in related ABS publications.

Engineering Construction in South Australia (Feature Article)

FEATURE ARTICLE: ENGINEERING CONSTRUCTION IN SOUTH AUSTRALIA

INTRODUCTION

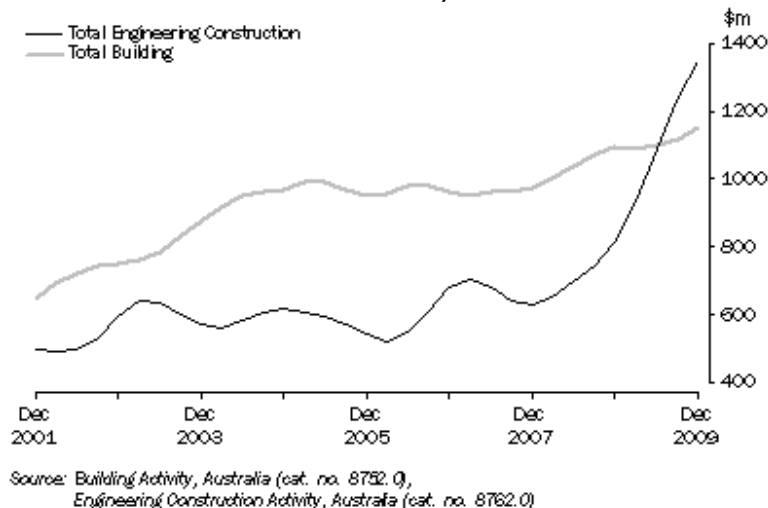
South Australia's value of engineering construction has exceeded the value of building construction for the first time since this measure was introduced in 1987. Engineering construction includes items such as bridges, roads, water supply and public transport infrastructure. Building construction includes houses, units and office blocks. Together, they are important indicators of economic activity.

Using data from the ABS publication Engineering Construction Activity, Australia (cat. no. 8762.0), this article considers the underlying features of the increase in engineering construction activity in South Australia. Public and private sector activity are compared and a substantial lift in public sector expenditure is noted. Employment data relating to the construction industry, drawn from Labour Force, Australian, Detailed, Quarterly (cat. no. 6291.0.55.003), is analysed and shown to respond to the activity in the public sector.

VALUE OF ENGINEERING CONSTRUCTION WORK DONE IN SOUTH AUSTRALIA

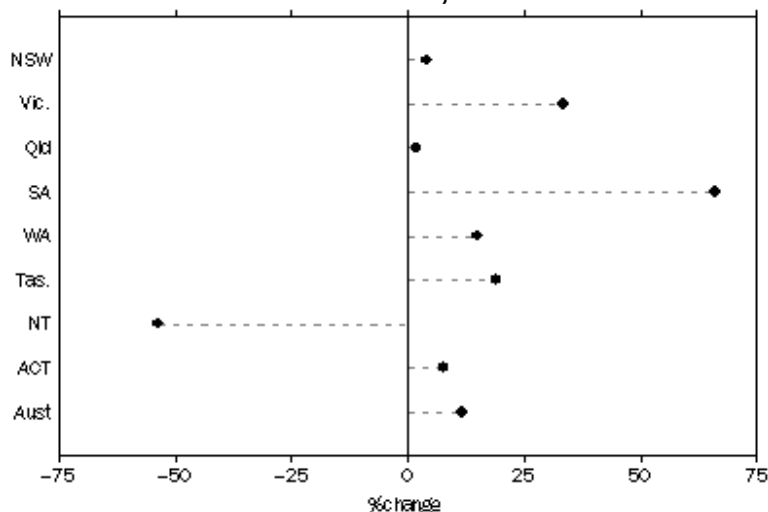
Building activity showed steady growth through 2009 while engineering construction activity, which is usually overshadowed by building activity, showed a marked upsurge. The value of engineering construction work in South Australia increased by 66% for the year (from \$810m to \$1,347m) and 114% since the December quarter 2007. By contrast, building construction work increased by 9% through 2009 (from \$1,091m to \$1,150m) and 18% since the December quarter 2007.

VALUE OF CONSTRUCTION WORK DONE, Chain volume measures - SA: Trend



The marked increase in engineering construction work in South Australia, from \$810m in the December quarter 2008 to \$1,347m in the December quarter 2009, was the strongest in the nation. Victoria recorded the next largest increase (34%). Despite the strong growth recorded in these two states the Australian value of engineering construction grew by a modest 12% in 2009. New South Wales, Queensland and Western Australia together accounted for approximately 78% of the value of all engineering construction in the nation, hence dampening the effect of the strong growth in South Australia and Victoria.

VALUE OF CONSTRUCTION WORK DONE, Growth Dec 2008 - Dec 2009: Trend

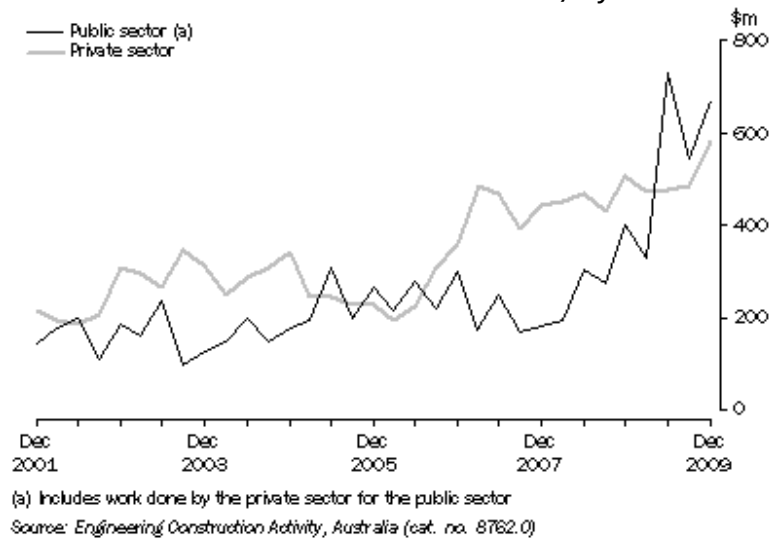


ENGINEERING CONSTRUCTION WORK DONE BY SECTOR

Engineering construction work can be broken down by sector of ownership into private and public works and historically private engineering works has tended to be the bigger contributor. In recent times, however, this situation has been reversed with the value of public sector

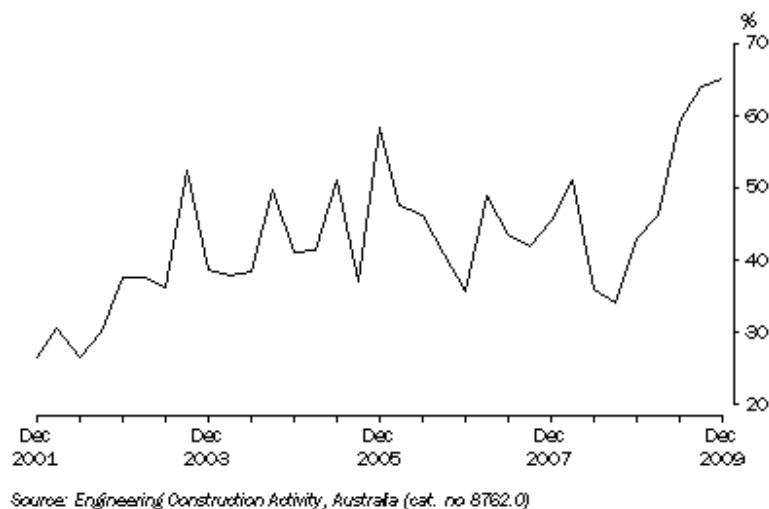
engineering works in the June, September and December quarters of 2009 (approximately \$1,944m) exceeding the value of private sector work (approximately \$1,543m) for the same period. Thus the recent surge in South Australian engineering work is being driven by increased activity in the public sector.

ENGINEERING CONSTRUCTION WORK DONE, By Sector - SA: Original



As noted in the graph above, the value of public sector work includes work carried out by the private sector for the public sector. The proportion of the public sector engineering construction work contracted to the private sector initially increased from 34% in the September quarter 2008 to 43% in the December quarter 2008, and thereafter steadily increased to reach 65% in the December quarter 2009.

PROPORTION OF PUBLIC SECTOR WORK UNDERTAKEN BY PRIVATE SECTOR, SA



SA PUBLIC SECTOR ENGINEERING CONSTRUCTION

Work on projects relating to transport and utilities infrastructure have dominated public sector engineering in recent times.

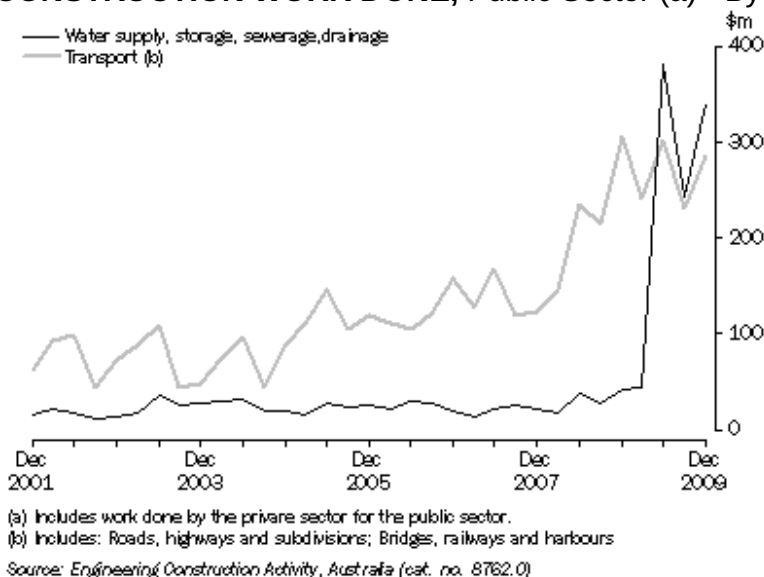
The value of public works on transport infrastructure rose from \$146.5 million in the March quarter 2008 to \$234.0 million in the June quarter 2008 (an increase of 60%) and has remained at high levels, peaking at \$300.2 million for the June quarter 2009. Construction work on the Gallipoli Underpass at the intersection of South Road and ANZAC Highway, a project

valued at \$117.9m (DTEI 2009), was a major contributor to these higher levels of expenditure. Construction work on the underpass commenced in July 2007 and it was opened to traffic in March 2009.

In the June quarter 2009, the value of public sector engineering construction works was boosted by \$380.2 million of construction for the water supply and storage (and sewerage and drainage) industry; construction works at Port Stanvac for the Adelaide Desalination Plant and construction of a water pipeline from the desalination plant to the Happy Valley reservoir commenced in May 2009. With matched funding of \$228 million from the Commonwealth Government, the State Government was able to double the capacity of the Adelaide Desalination Plant to 100 gigalitres. The final estimated cost of the project is \$1.8 billion (SA Water 2009).

The combined value of construction works for the transport and water industries in the December quarter 2009 was \$627.6 million, made up of \$286.2 million for transport infrastructure and \$341.4 million for water related infrastructure. Public infrastructure works being undertaken during this time were the South Road overpass for the Glenelg tramline in the latter half of 2009 (and to continue into 2010) and the extension of the tramline from North terrace in the city to the Entertainment Centre on the Port Road from April 2009.

ENGINEERING CONSTRUCTION WORK DONE, Public Sector (a) - By industry: Original

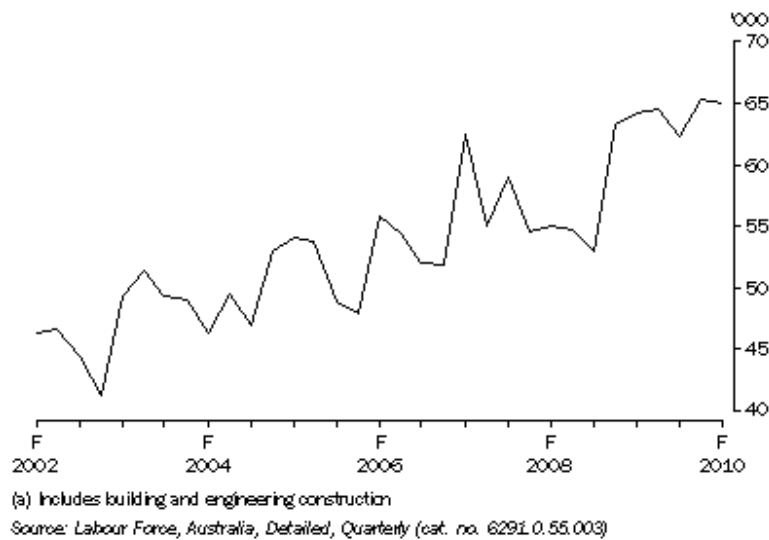


It is anticipated that the value of engineering construction work done will remain at higher levels into 2010 with an estimated \$1,141m of work commenced but not yet completed as at the December quarter 2009. Accounting for almost three quarters of this total (73.4%) is work yet to be done in the water storage and supply, sewerage and drainage industry (\$838m).

EMPLOYMENT IN CONSTRUCTION INDUSTRIES

The estimated number of people employed in South Australia's construction industry increased to 63,200 persons in the November quarter 2008, which was 16% greater than the corresponding quarter in 2007. By the November quarter 2009, the South Australian construction industry work force had increased by a further 4% but decreased slightly to about 65,000 persons in the February quarter 2010. This contrasts with the estimate for Australia's construction industry work force which was relatively flat over the corresponding period.

TOTAL EMPLOYMENT IN CONSTRUCTION (a) INDUSTRIES, SA: Original



Engineering construction activities may have had a greater demand for workers and stimulated the increase in the industry employment levels. This is supported by the large increase in construction industry employment that occurred in the November quarter 2008, immediately preceding the large increase in the value of construction work done in the December quarter. High levels of employment have coincided with the periods of high levels of engineering construction work.

SUMMARY

The value of South Australian engineering construction work done has recently exceeded that of building construction for the first time since these measures were introduced. The upsurge in engineering construction work since December 2007 is attributable to increased public works. An increase in employment in the South Australian construction industries coincided with the period in which the engineering construction changes occurred.

The main types of public engineering works contributing to the increase related to transport (Gallipoli Underpass, tramline extension to the Entertainment Centre and tramline crossover on South Road) and water supply (Adelaide Desalination Plant and pipeline). Funding assistance from the Commonwealth Government enabled a doubling of the proposed capacity of the Adelaide Desalination Plant .

REFERENCES

ABS 2009a Building Activity, Australia, Dec 2009 (cat. no. 8752.0)

ABS 2009b Engineering Construction Activity, Australia, Dec 2009 (cat. no. 8762.0)

ABS 2010 Labour Force, Australia, Detailed, Quarterly, Feb 2010 (cat. no. 6291.0.55.003)

DTEI 2009 (Department for Transport, Energy and Infrastructure) '**Gallipoli Underpass - Construction**' viewed April 22 2010 <http://www.dtei.sa.gov.au/infrastructure/completed_projects/anzac_highway/news>

SA Water 2009 '**100gl desalination expansion in Public Works today**' viewed April 22 2010 <<http://www.waterforgood.sa.gov.au/2009/06/100gl-desalination-expansion-in-public-works-today/>>

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